

**K.C.C. 21A.16**  
**Development Standards – Landscaping and Water Use**

1           SECTION 20. Ordinance 10870, Section 388, as amended, and K.C.C.

2   21A.16.030 are each hereby amended to read as follows:

3           **Land use grouping.** To facilitate the application of this chapter, the land uses of  
4   K.C.C. chapter 21A.08 have been grouped in the following manner:

5           A. "Residential" development refers to those uses listed in K.C.C. 21A.08.030,  
6   except those uses listed under "Accessory" uses, and:

7           1. "Attached/group residences" refers to:

8           a. townhouses, except as provided in subsection A.2.a of this section;

9           b. apartments((;)) and detached dwelling units developed on common property  
10   at a density of twelve or more units per acre;

11           c. senior citizen assisted housing;

12           d. temporary lodging;

13           e. group residences other than Type I community residential facilities;

14           f. mobile home parks; and

15           2. "Single\_family development" refers to:

16           a. residential subdivisions and short subdivisions, including attached and  
17   detached dwelling units on individually platted or short platted lots;

18           b. any detached dwelling units located on a lot including cottage housing units;

19   and

20           c. Type 1 community residential facilities;

21           B. "Commercial development" refers to those uses in:

22           1. K.C.C. 21A.08.040 as amusement/entertainment uses, except golf facilities;

2. K.C.C. 21A.08.050 except recycling centers, health and educational services, daycare I, churches, synagogues and temples, and miscellaneous repair as allowed in the A and RA zones; and

3. K.C.C. 21A.08.070, except forest product sales and agricultural ~~((crop))~~ product sales as allowed in the A, F, and RA zones and building, hardware and garden materials as allowed in the A zones.

C. "Industrial development" refers to those uses listed in:

1. K.C.C. 21A.08.050 as recycling center;

2. K.C.C. 21A.08.060 except government services and farm product warehousing, refrigeration and storage as allowed in the A zones;

3. K.C.C. 21A.08.080, except food and kindred products as allowed in the A and F zones; and

4. K.C.C. 21A.08.090 as mineral extraction and processing;

D. "Institutional development" refers to those uses listed in:

1. K.C.C. 21A.08.040 as cultural uses, except arboretums;

2. K.C.C. 21A.08.050 as churches, synagogues and temples, health services~~((;))~~ and education services except specialized instruction schools permitted as an accessory use; and

3. K.C.C. 21A.08.060 as government services;

E. "Utility development" refers to those uses listed in K.C.C. 21A.08.060 as utility facilities; and

44           F. Uses in K.C.C. chapter 21A.08 that are not listed in subsections A through E  
45 of this section shall not be subject to landscaping and tree retention requirements except  
46 as specified in any applicable review of a conditional use or special use permits.